

028.0

0003

0015.0

Map

Block

Lot

1 of 1

Residential

CARD

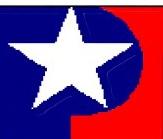
ARLINGTON

Total Card / Total Parcel

1,021,300 / 1,021,300

USE VALUE: 1,021,300 / 1,021,300

ASSESSED: 1,021,300 / 1,021,300


**Patriot**  
Properties Inc.
**PROPERTY LOCATION****IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
29		OXFORD ST, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	TOBIN ROGER L-ETAL	
Owner 2:	PAYNE BARBARA A	
Owner 3:		

Street 1:	29 OXFORD ST
Street 2:	

Twn/City:	ARLINGTON
St/Prov:	MA
Postal:	02474

PREVIOUS OWNER	Cntry:	Own Occ:	Y
Owner 1:			

Owner 2:	
Street 1:	

Twn/City:	
St/Prov:	
Postal:	

NARRATIVE DESCRIPTION	Sales Information	Tax District	Parcel ID	User Acct
This parcel contains 14,340 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1922, having primarily Aluminum Exterior and 2630 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 8 Rooms, and 3 Bdrms.			028.0-0003-0015.0	

OTHER ASSESSMENTS	Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
		1004-79		10/1/1985		205,000	No	No	Y	

PROPERTY FACTORS	Code	Descrip/No	Amount	Com. Int

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)	Sign:	VERIFICATION OF VISIT NOT DATA
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Use	Description	LUC	No of Units	Depth /	Unit Type	Land Type	LT	Base	Unit	Adj	Neigh	Neigh	Neigh	Infl 1	%	Infl 2	%	Infl 3	%	Appraised	Alt	%	Spec	J	Fact	Use Value	Notes
101	One Family		14340	Price/Units	Sq. Ft.	Site	Factor	Value	Price	0	80.	0.59	1							680,163						680,200	

Total AC/HA: 0.32920

Total SF/SM: 14340

Parcel LUC: 101 One Family

Prime NB Desc: ARLINGTON

Total: 680,163

Spl Credit

Total: 680,200

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - FY2021

apro

2021

APPRAISED:	1,021,300	/	1,021,300
USE VALUE:	1,021,300	/	1,021,300
ASSESSED:	1,021,300	/	1,021,300

19526	GIS Ref
GIS Ref	
	GIS Ref
	Insp Date
10/14/17	

Prior Id # 1: 19526
Prior Id # 2:
Prior Id # 3:
Prior Id # 1:
Prior Id # 2:
Prior Id # 3:
12/10/20 17:47:20

ASR Map:
Fact Dist:
Reval Dist:
Year:
LandReason:
BldReason:
CivilDistrict:
Ratio:

<b>EXTERIOR INFORMATION</b>		<b>BATH FEATURES</b>		<b>COMMENTS</b>		<b>SKETCH</b>		
Type:	6 - Colonial	Full Bath:	2	Rating:	Average			
Sty Ht:	2A - 2 Sty +Attic	A Bath:		Rating:				
(Liv) Units:	1	Total:	1	3/4 Bath:		OF=SINK IN BMT.		
Foundation:	3 - BrickorStone	A 3QBth:		Rating:				
Frame:	1 - Wood	1/2 Bath:	1	Rating:	Average			
Prime Wall:	3 - Aluminum	A HBth:		Rating:				
Sec Wall:		OthrFix:	1	Rating:	Average			
Roof Struct:	3 - Gambrel	<b>OTHER FEATURES</b>						
Roof Cover:	1 - Asphalt Shgl	Kits:	1	Rating:	Good	1st Res Grid Desc: Line 1 # Units: 1		
Color:	WHITE	A Kits:		Rating:		Level	FY LR DR D K FR RR BR FB HB L O	
View / Desir:		Frpl:	1	Rating:	Average	Other		
<b>GENERAL INFORMATION</b>		WSFlue:		Rating:		Upper		
Grade:	C - Average	<b>CONDOS INFORMATION</b>						
Year Blt:	1922	Eff Yr Blt:		Location:		Lvl 2		
Alt LUC:		Alt %:		Total Units:		Lvl 1		
Jurisdict:		Fact:	.	Floor:		Lower		
Const Mod:		% Own:		Totals	RMs: 8	BRs: 3	Baths: 2	HB: 1
Lump Sum Adj:		Name:		<b>REMODELING</b>		<b>RES BREAKDOWN</b>		
<b>DEPRECIATION</b>		Exterior:	No Unit	RMS	BRS	FL		
		Interior:	1	8	3	M		
		Additions:						
<b>INTERIOR INFORMATION</b>								

## INTERIOR INFORMATION

INTERIOR INFORMATION		Phys Cond:	AV - Average
Avg Ht/FL:	STD	Functional:	
Prim Int Wall:	2 - Plaster	Economic:	
Sec Int Wall:		Special:	
Partition:	T - Typical	Override:	
Prim Floors:	3 - Hardwood		Total:
Sec Floors:			
Bsmnt Flr:	12 - Concrete	<b>CALC SUMMARY</b>	
Subfloor:		Basic \$ / SQ:	125.00
Bsmnt Gar:		Size Adj.:	1.14640689
Electric:	3 - Typical	Const Adj.:	1.01989794
Insulation:	2 - Typical	Adj \$ / SQ:	146.152
Int vs Ext:	S	Other Features:	100500
Heat Fuel:	1 - Oil	Grade Factor:	1.00
Heat Type:	3 - Forced H/W	NBHD Inf:	1.00000000
# Heat Sys:	1	NBHD Mod:	
% Heated:	100	LUC Factor:	1.00
	% AC:	Adj Total:	486642
Solar HW:	NO	Depreciation:	150859
% Com Wall:	% Sprinkled:	Depreciated Total:	335783

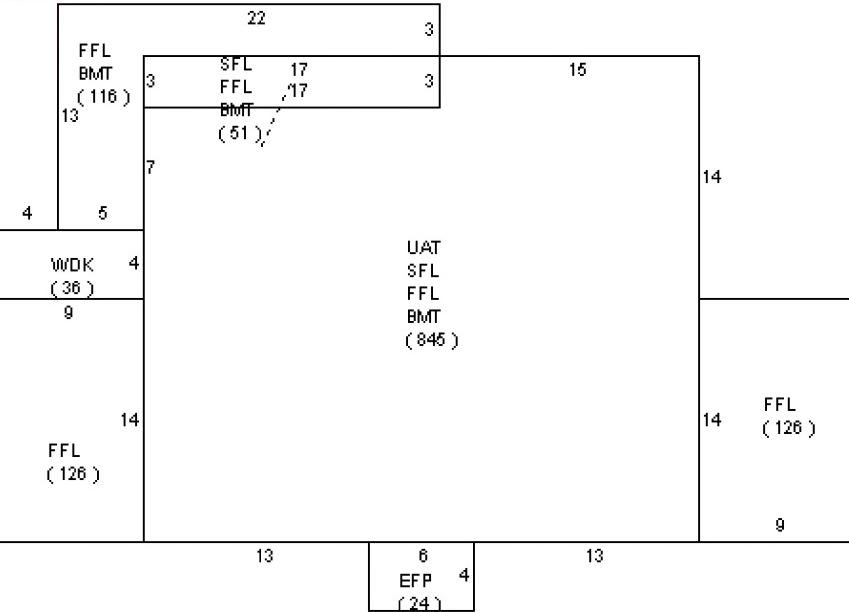
# MOBILE HOME

Make: [REDACTED] Model: [REDACTED] Serial #: [REDACTED] Year: [REDACTED] Color: [REDACTED]  
**PARD ITEMS** **PARCEL ID** 028-0-0003-0015.0

## SPEC FEATURES/YARD ITEMS

Code	Description	A Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1 20X21	A	AV	1930	20.95	T	40	101			5,300			5,300
2	Frame Shed	D	Y	1 10X8	A	AV	1985	0.00	T	27.2	101						

## SKETCH



## **SUB AREA**

SUB AREA		SUB AREA DETAIL										
Code	Description	Area - SQ	Rate - AV	Undepr	Value	Sub	% Area	% Usbl	Descrip	% Type	Qu	# Ten
FFL	First Floor	1,264	146.150		184,736	BMT	100	RRM		30	A	
BMT	Basement	1,012	52.400		53,024	SFL	95					
SFL	Second Floor	851	146.150		124,405	UAT	100	FLA		100	A	
UAT	Upper Attic	211	102.310		21,612							
WDK	Deck	36	16.320		587							
EFP	Enclos Porch	24	74.040		1,777							
Net Sketched Area:		3,398	Total:		386,141							
Size Ad	2115.2	Gross Are	4077	FinArea	2630							

SUB AREA DETAIL



*AssessPro* Patriot Properties, Inc